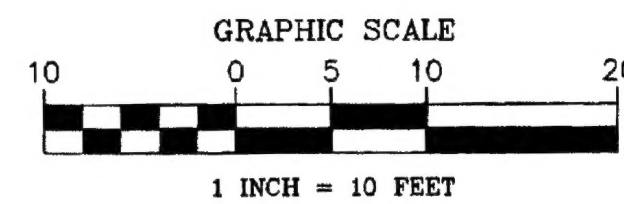


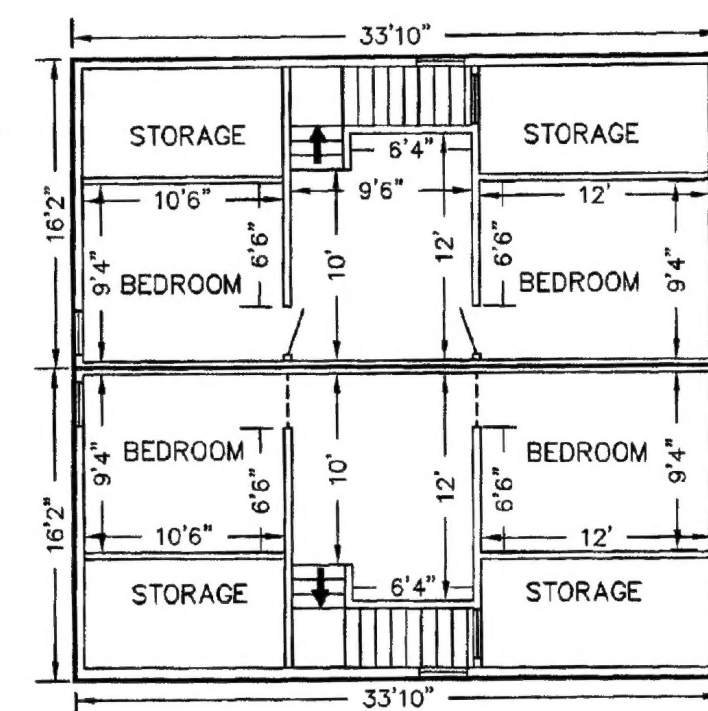
FLOOR PLANS

SCALE: 1"=10'



I HEREBY CERTIFY THAT THIS FLOOR PLAN IS ACCURATE AND COMPLIES WITH RSA 356-B:20. UNITS 1 AND 2 AS DEPICTED HEREON ARE SUBSTANTIALLY COMPLETED.

Anne W. Bialobrzewski 3/24/17
ANNE W. BIALOBRZESKI NHLLS #752 DATE



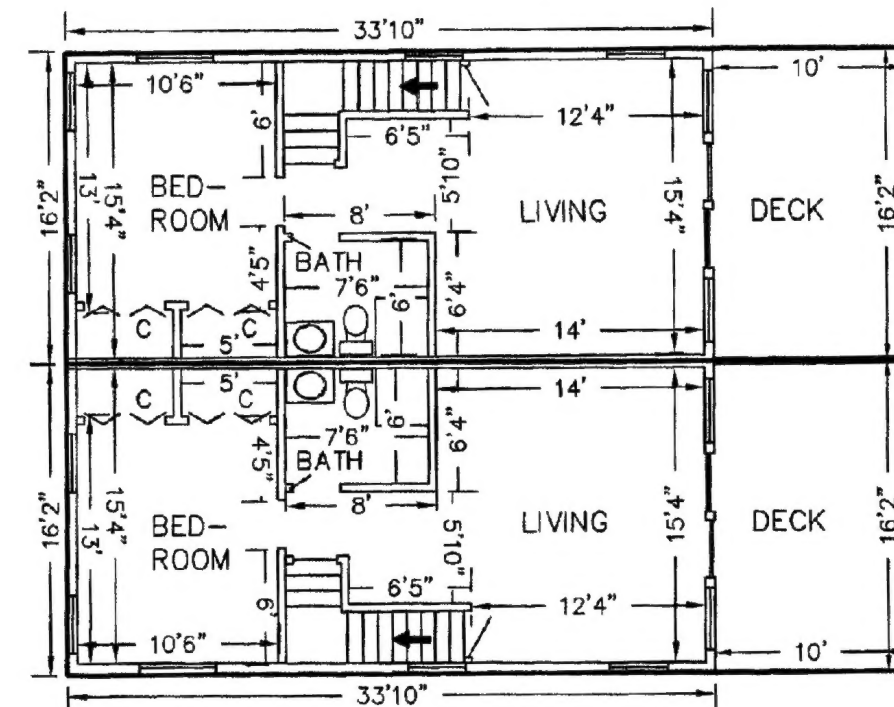
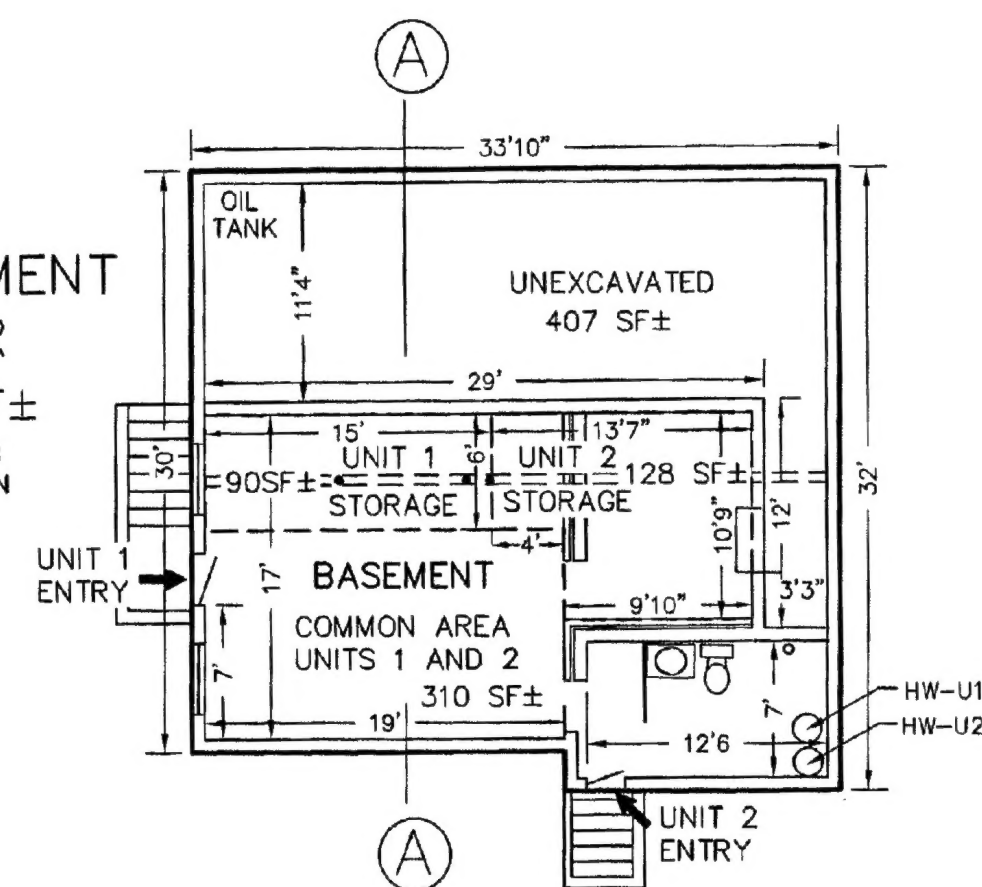
UNIT 1
548 SF±

THIRD
FLOOR

UNIT 2
548 SF±

BASEMENT FLOOR

935 SF±
(EXCLUDING FOUNDATION WALLS)



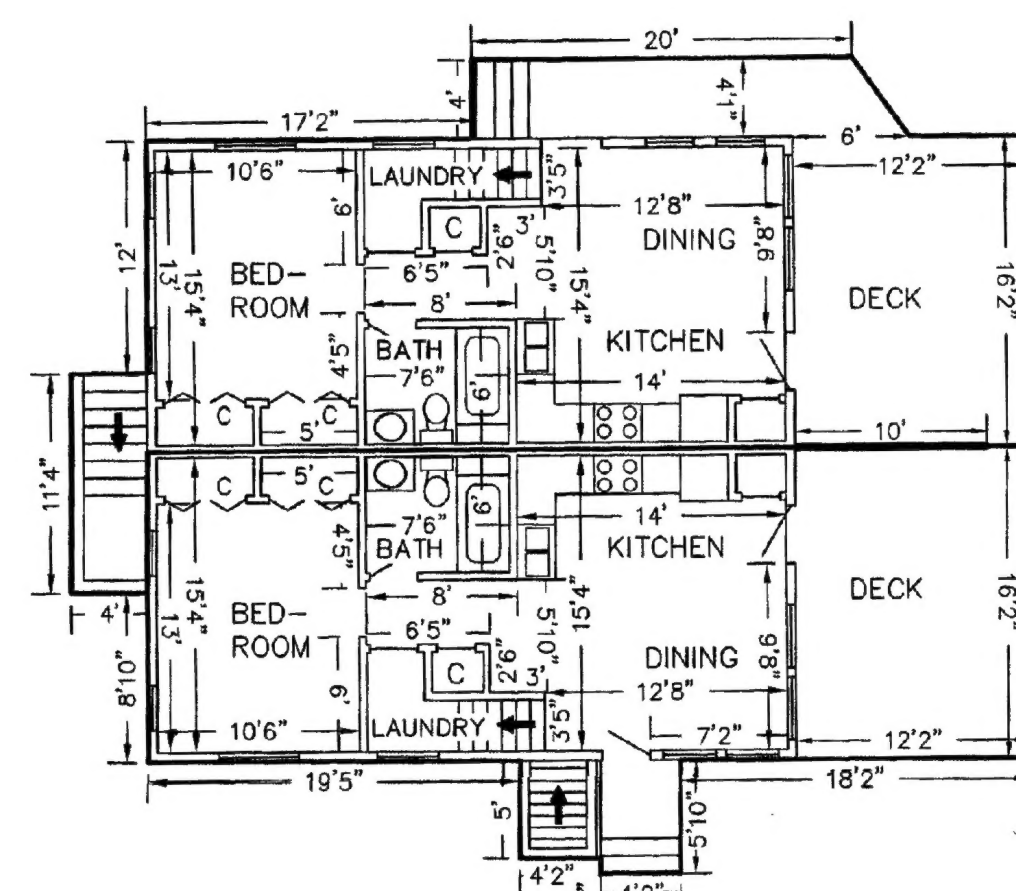
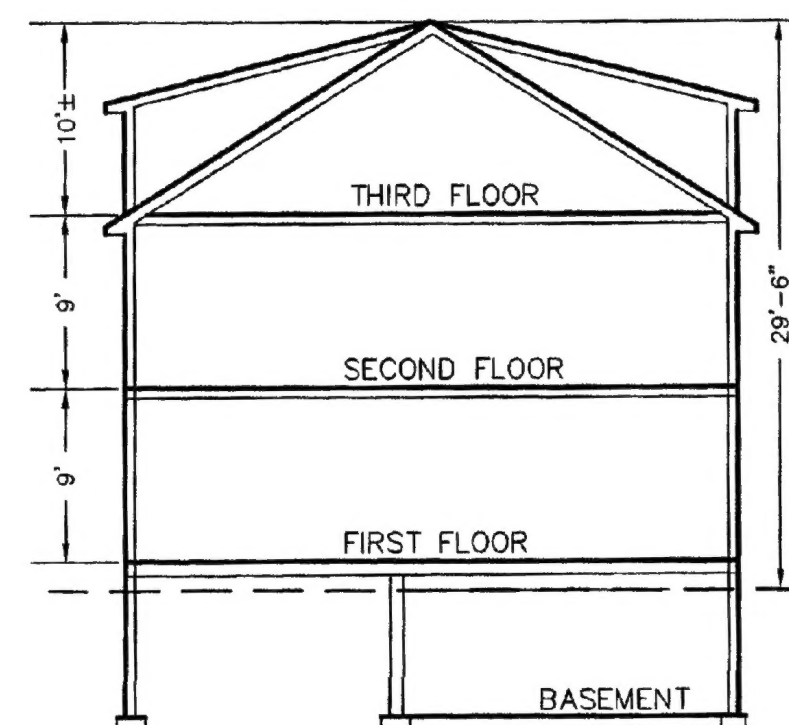
UNIT 1
708 SF±

SECOND
FLOOR

UNIT 2
708 SF±

ELEVATION

A-A



UNIT 1
874 SF±

FIRST
FLOOR/
FOOTPRINT

UNIT 2
791 SF±

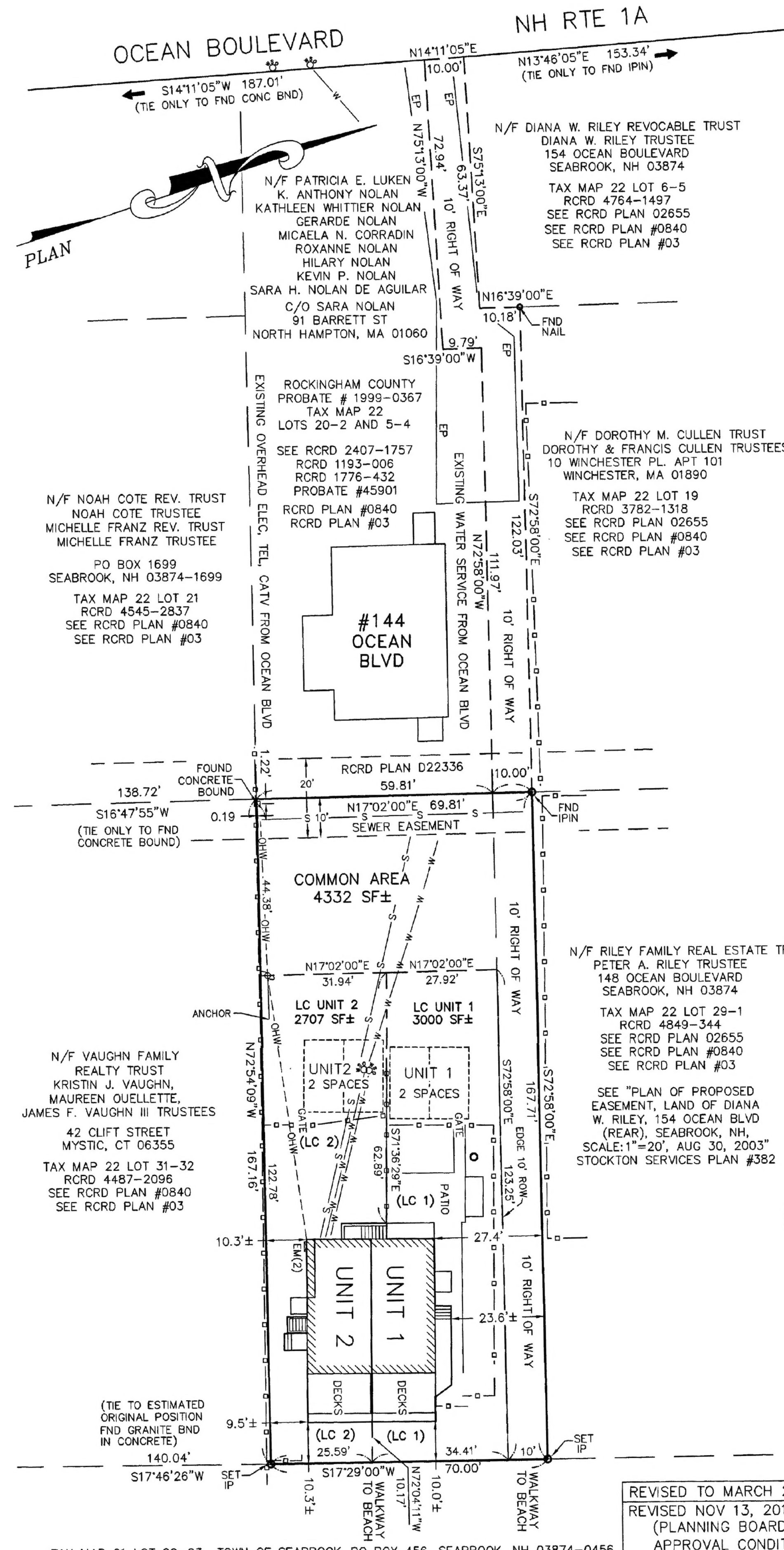
NOTES

1. ZONING CLASS:
B1 - BEACH VILLAGE ZONE 1
BUILDING SETBACKS: 20' FRONT, 8' SIDE & REAR
2 FAMILY STATUS APPROVED BY SEABROOK BEACH ZONING BOARD OF ADJUSTMENT IN 2010
2. SUBJECT PROPERTY IS NOT LOCATED WITHIN A FEDERALLY DESIGNATED FLOOD HAZARD ZONE. REFERENCE FEMA FIRM COMMUNITY PANEL NUMBER 33015C0439E DATED MAY 17, 2005
3. SUBSURFACE UTILITY LOCATIONS ARE GENERAL ONLY AND MUST BE FIELD VERIFIED PRIOR TO ANY FUTURE SITE ALTERATIONS.
4. PARKING SPACES SHOWN ARE 10' X 18'
5. PRIMARY FIELD AND BOUNDARY SURVEY CONDUCTED IN 2010 WITH VARIOUS REVISIONS 2011-2017. 2018 REVISIONS ARE LIMITED TO CHANGES REQUIRED TO MEET PLANNING BOARD CONDITIONS OF APPROVAL.
6. UNITS 1 AND 2 WILL SHARE THE USE OF THE SOUTHERNMOST WALKWAY TO THE BEACH. NO NEW WALKWAY TO THE BEACH WILL BE ESTABLISHED AS A RESULT OF THIS CONDOMINIUM CONVERSION. (PLANNING BOARD CONDITION)

7. CHAIN OF TITLE FOR #142 AND #144 OCEAN BOULEVARD INCLUDES A 1920 CONVEYANCE SPECIFIC TO THE GRANTEE OF A RIGHT OF WAY TO THE OCEAN (RCRD 746-103). NO RECORD EVIDENCE WAS FOUND OF ANY PUBLIC OR OTHER ACCESS RIGHTS AFFECTING THE SUBJECT LAND.
8. THE 10' RIGHTS OF WAY ALONG THE NORTHERLY BOUNDARY OF THE SUBJECT LOT AND LAND TO THE WEST ARE PRIVATE CROSS EASEMENTS BETWEEN THE OWNERS OF #142 AND #144 OCEAN BOULEVARD (RCRD 2407-1757).

REFERENCE DEEDS AND PLANS

RCRD PLAN 00260	RCRD 2732-1945	RCRD 746-103
RCRD PLAN 0858	RCRD 2407-1757	RCRD 728-399
RCRD PLAN 03	RCRD 1193-006	RCRD 676-116
RCRD PLAN 0302	RCRD 1193-001	RCRD 621-102
RCRD PLAN 02655	RCRD 1776-434	RCRD 676-116
RCRD PLAN 0840	RCRD 1776-432	RCRD 621-067
RCRD 5028-1646	RCRD 1192-496	RCRD 614-179
RCRD 3398-1095	RCRD 756-275	RCRD 601-295
RCRD 3072-0020	RCRD 759-234	RCRD 586-481
RCRD 2958-2286	RCRD 759-236	



SITE PLAN

SCALE: 1"=20'

GRAPHIC SCALE



I HEREBY CERTIFY THAT THIS SITE PLAN IS ACCURATE AND COMPLIES WITH RSA 356-B:20. UNITS 1 AND 2 AS DEPICTED HEREON ARE SUBSTANTIALLY COMPLETED.

Anne W. Bialobrzewski 11/13/18
ANNE W. BIALOBRZESKI NHLLS #752 DATE

LEGEND

FND IP	FOUND IRON PIPE
SET IP	SET 3/4" IRON PIPE
---	STOCKADE FENCE
---	UTILITY POLE
---	SEWER LINE
---	GAS LINE
---	WATER LINE
EOP	EDGE OF PAVEMENT
OHW	OVERHEAD WIRES
LC	LIMITED COMMON
W	WATER SHUT-OFF

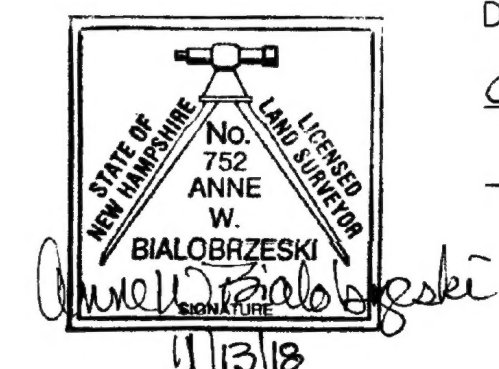
OWNERS OF RECORD:

HELEN P. DEGEORGE FAMILY REAL ESTATE TRUST
TRUSTEES:
DIANNE D. KIEDAISCH
373 MEADOW ROAD, PORTSMOUTH, NH 03801
JANE D. MOORE
50 FLORENCE STREET, FRANKLIN, MA 02038
MICHAEL DEGEORGE
680 JACOBS ROAD, MONTPELIER, VT 05602
DEED REFERENCE: RCRD 5028-1646
FLYNN SEABROOK REALTY TRUST
TRUSTEE:
MAURA FABIANI
27 LEWIS STREET, NEEDHAM, MA 02492
DEED REFERENCE: RCRD 3677-1093
TAX MAP 22 LOT 30
LOT AREA: 11,704 SF±

SEABROOK PLANNING BOARD

DATE: 10/11/18

Chavun



SITE AND FLOOR PLANS ROUND ROCK CONDOMINIUM 142 OCEAN BOULEVARD SEABROOK, NH

TAX MAP 22 LOT 30

HELEN P. DEGEORGE FAMILY REAL ESTATE TRUST
FLYNN SEABROOK REALTY TRUST

SCALE: AS NOTED FEBRUARY 25, 2011
LIMITED REVISION NOV 2018 (SEE NOTE 5)

STANDARD URBAN PROPERTY SURVEY

PREPARED BY
STOCKTON SERVICES

PO BOX 1306 HAMPTON, NH 03843-1306
603 929-7404

REVISED TO MARCH 24, 2017
REVISED NOV 13, 2018
(PLANNING BOARD
APPROVAL CONDITIONS)